

13-52

BK 7679PG024

NO TRANSFER
TAX PAID

QUITCLAIM DEED WITHOUT COVENANT
CORPORATE GRANTOR
KNOW ALL BY THESE PRESENTS,

037301

3 THAT *GMAC Mortgage Corporation*, a corporation organized and existing under the laws of the Commonwealth of Pennsylvania, with a principal place of business in Horsham, Pennsylvania, acting pursuant to a Judgment of Foreclosure and Sale entered on April 9, 2003, in District Seven, Division of Northern Kennebec, located in Waterville, Maine, Docket No. WAT-02-RE-51, under 14 M.R.S.A. §§6321 et seq. for the foreclosure of the Mortgage given by Jeffrey L. Godin and Andrea J. Godin to Peoples Heritage Savings Bank, dated January 22, 1993, and recorded in the Kennebec County Registry of Deeds in Book 4322, Page 15, in consideration of One Dollar (\$1.00) and other valuable consideration paid by *GMAC Mortgage Corporation*, whose mailing address is 500 Enterprise Road, Suite 150, Horsham, PA 19044, the receipt whereof it does hereby acknowledge, does hereby remise, release, bargain, sell and convey, and forever quitclaim unto the said *GMAC Mortgage Corporation*, its successors and assigns forever, a certain lot or parcel of land in the Town of Waterville, County of Kennebec, and State of Maine, as more particularly described in the attached Exhibit A.

TO HAVE AND TO HOLD the same, together with all privileges and appurtenances thereunto belonging, to the said *GMAC Mortgage Corporation*, its successors and assigns forever.

IN WITNESS WHEREOF, *GMAC Mortgage Corporation* has caused this instrument to be signed in its corporate name by Kim Chamber, its Limited Signing Officer, this 6th day of October, 2003.

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BK 7679PG025

Signed and Delivered in the Presence of:

GMAC Mortgage Corporation

By: _____

Kim Chambers

Printed Name

Its Limited Signing Officer

COMMONWEALTH OF PENNSYLVANIA
Montgomery, ss.

October 6th, 2003

Then personally appeared the above named Kim Chambers, Limited Signing Officer of GMAC Mortgage Corporation and acknowledged the foregoing instrument to be his/her free act and deed, and the free act and deed of GMAC Mortgage Corporation.

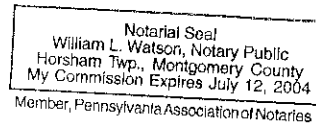
Before me, _____

Notary Public

Printed Name

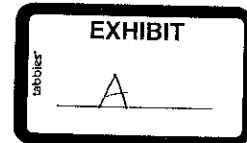
My Commission Expires

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BK 7679PG 026



A CERTAIN LOT or parcel of land in the Town of Waterville, County of Kennebec, and State of Maine, located at the Intersection of Pleasant Hill Drive and Penny Lane bounded and described as follows:

BEGINNING at an iron pin marking the Southwesterly corner of Lot 6; thence heading N 29° 45' 59" E two hundred and three one hundredths feet (200.03') along Lot 5 to an iron pin marking the Northwesterly corner of said Lot 6; thence heading S 60° 14' 01" E one hundred sixty and no one hundredths feet (160.00') along land owned by Horace Marcoux to an iron pin marking the Northeasterly corner of said Lot 6; thence heading S 29° 45' 59" W two hundred and three one hundredths feet (200.03') along Lot 7 to an iron pin marking the Southeasterly corner of said Lot 6; thence heading N 60° 14' 01" W one hundred sixty and no one hundredths feet (160.00') along Pleasant Hill Drive right-of-way to the beginning pin.

LOT 6 also includes a CMP easement fifty feet (50.00') wide beginning on the Easterly line and running parallel with the Northerly line to the Westerly line and recorded at the Kennebec Registry of Deeds Book 1540, Page 197, also shown on Subdivision Plan titled Ridge Road Development Final Plat.

THE ABOVE description meaning and intending to describe said Lot 6 as per recorded Subdivision Plan entitled Ridge Road Development and recorded June 22, 1977, in the Kennebec Registry of Deeds File No. D-77074, as revised by File Number D-76115.

THIS CONVEYANCE is made subject to all restrictions and covenants of record including those required by the Maine Department of Environmental Protection, dated June 8, 1983, recorded in said Registry of Deeds in Book 2575, Page 91.

BEING all and the same premises described in a Warranty Deed from David Binette to Jeffrey L. Godin and Andrea J. Godin of even date and to be recorded concurrent herewith.

RECEIVED KENNEBEC SS.

2003 OCT 10 PM 12:50

ATTEST: *Barbara B. B. B.*
REGISTER OF DEEDS